



# **LAFCO MEETING AGENDA**

**December 9, 2004**

**4:00 P.M.**

**Board Chambers, County Administration Building  
1195 Third Street, Room 305  
Napa, CA**

Mike Rippey, Chair  
Guy Kay, Vice-Chair  
Lori Luperini, Commissioner  
Ken Slavens, Commissioner  
Brad Wagenknecht, Commissioner  
Bill Dodd, Alt. Commissioner  
Volker Eisele, Alt. Commissioner  
Harry Martin, Alt. Commissioner  
Daniel Schwarz, Executive Officer  
Jacqueline Gong, Commission Counsel  
Keene Simonds, Analyst  
Kathy Mabry, Commission Secretary

**1. CALL TO ORDER; ROLL CALL**

**2. PLEDGE OF ALLEGIANCE**

**3. RECOGNITION OF SERVICE: Mike Rippey**

**4. APPROVAL OF MINUTES**

Minutes of October 14, 2004

**5. PUBLIC COMMENT**

In this time period, anyone may comment to the Commission regarding any subject over which the Commission has jurisdiction, or request consideration to place an item on a future Agenda. No comments will be allowed involving any subject matter that is scheduled for hearing or discussion as part of this Agenda. Individuals will be limited to a three-minute presentation. No action will be taken by the Commission as a result of any item presented at this time.

**6. CONSENT CALENDAR**

Staff recommends approval of all action items on the consent calendar.

**a) Commission Terms Ending May 2005 (information – no supporting documentation)**

The Commission and interested parties are advised that the terms of the following commissioners end May 2005: Ken Slavens (appointment by City Selection Committee) and Bill Dodd (appointment by Board of Supervisors).

**b) Chair and Vice-chair Beginning January 1, 2005 (information – no supporting documentation)**

The Commission and interested parties are advised that pursuant to *Policy For the Appointment of Chair and Vice-Chair*, Commissioner Lori Luperini shall begin a one-year term as chair on January 1, 2005. The vice-chair shall be the supervisor appointed to the seat currently held by Commissioner Mike Rippey.

**c) 2005 Performance Evaluation Direct Contribution for Management Personnel to County of Napa 401(a) Retirement Savings Plan (action)**

The Commission will consider approving a direct contribution for 2005 to the County of Napa 401(a) Retirement Savings Plan for LAFCO management personnel (1 employee – Executive Officer).

**d) Establishment of Cell Phone Allowance for Executive Officer (action)**

The Commission will consider issuing a cell phone allowance for the Executive Officer pursuant to the terms of a County of Napa policy for management employees.

**e) American Canyon Wastewater Treatment Plant Reorganization (action)**

The Commission will consider annexation of an approximately 58.49 acre parcel owned by the City of American Canyon. It is designated "Agricultural Watershed" in the County General Plan and has been pre-zoned "Public" by the City. The subject territory contains the City's wastewater treatment plant. LAFCO policy calls for concurrent consideration of annexation to the American Canyon Fire Protection District of any parcels that are not within the District; the proposal has been reclassified as a reorganization to reflect that concurrent annexation will be considered.

**f) Salvador Avenue No. 7 District Annexation to the Napa Sanitation District**

The Commission will consider annexation of approximately 0.68 acres of territory to the Napa Sanitation District. The subject territory is comprised of two parcels and a right-of-way portion of Jefferson Street in the City of Napa. The annexation is petitioned by the property owner to extend sewer service to an existing single-family residence located at 1371 Salvador Avenue. The other parcel included in this proposal is vacant and is used by the single-family residence for access to Salvador Avenue. The proposal has 100% consent of property owners and affected agencies. (APN: 038-581-008 and 038-581-007)

## 7. PUBLIC HEARING

### a) **Green Island Road Reorganization #3**

Pursuant to California Government Code Sections 56000 et. seq., the Commission will review and consider a proposal submitted by the City of American Canyon to annex 21 parcels that are designated "general industrial" in both the County and City general plans. The subject territory consists of all territory within the City of American Canyon sphere of influence that lies north of Green Island Road and west of State Route 29. LAFCO policy calls for concurrent consideration of annexation to the American Canyon Fire Protection District of any parcels that are not within the District; the proposal has been reclassified as a reorganization to reflect that concurrent annexation of five parcels will be considered. No underlying development project in the subject territory is known at this time. Proposed annexation to the City of American Canyon includes the following parcels: 057-090-007, 057-090-008, 057-130-001, 057-130-002, 057-130-003, 057-130-004, 057-130-005, 058-070-019, 058-070-020, 058-070-021, 058-070-022, 058-070-023, 058-070-024, 058-070-025, 058-330-002, 058-330-004, 058-330-005, 058-330-006, 058-330-007, 058-330-008, 058-330-009. Proposed annexation to the American Canyon Fire Protection District includes the following parcels: 057-090-007, 057-090-008, 057-130-003, 057-130-004, 057-130-005.

## 8. COMMISSION ACTION ITEMS

### a) **Circle Oaks County Water District – Report on Progress in Responding to Comprehensive Water Service Study**

The Commission will review staff's summary of the progress of the Circle Oaks County Water District Board of Directors in responding to the concerns LAFCO expressed in the course of making determinations for the *Comprehensive Water Service Study*.

### b) **LAFCO Calendar for Regular Meetings**

The Commission will consider options for adopting a calendar for regular meetings. The Commission may amend its *Policy on Regular Commission Meeting Calendar* to reflect its desire to avoid conflicts between its calendar and that of the Napa County League of Governments.

### c) **Appointment of FY05-06 Budget Committee**

The Commission will appoint two members to serve as its FY05-06 Budget Committee pursuant to its Policy on the Preparation of the LAFCO Budget.

### d) **2005 Matching Contribution for Management Personnel to County of Napa 401(a) Retirement Savings Plan (action)**

The Commission will consider approving a matching contribution for 2005 to the County of Napa 401(a) Retirement Savings Plan for LAFCO management personnel (1 employee – Executive Officer).

### e) **LAFCO Studies: Service Reviews, Sphere of Influence Updates, and Governance Studies**

The Commission will receive a report about the schedule for various studies being conducted by staff.

## 9. COMMISSION DISCUSSION

### a) **Public Workshop: Governance Study of the Napa Sanitation District**

The Commission will conduct a workshop to discuss a comparative study of the current governmental structure of the Napa Sanitation District and alternatives. The workshop will provide an opportunity for the Commission to ask questions and provide general direction to staff. No substantive actions are proposed.

### b) **Public Workshop: Comprehensive Study of the City of Napa**

The Commission will conduct a workshop to discuss the first phase of the *Comprehensive Study of the City of Napa*. The workshop will include a presentation by staff providing an overview of its evaluation of the City. The workshop will also provide an opportunity for the Commission to ask questions and provide general direction to staff. No substantive actions are proposed.

### c) **Comprehensive Study of the Napa County Mosquito Abatement District – Service Review Draft Determinations**

The Commission will consider a report of staff and review draft determinations made pursuant to Government Code §56430 for the service review for the Napa County Mosquito Abatement District.

### d) **Options for Establishing a Permanent Regular Member Position on LAFCO for the City of Napa**

The Commission will receive a report on procedures that might establish a permanent regular member position on LAFCO for the City of Napa.

**COMMISSION DISCUSSION – cont.**

**e) Legislative Report**

The Commission will receive oral reports on issues anticipated to arise in the new legislative session and on the impact of ERAF III on special districts under its jurisdiction.

**10. CLOSED SESSION**

NONE

**11. INFORMATION ITEMS/NEW BUSINESS/COMMISSIONER COMMENTS**

**12. ADJOURNMENT**